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- b. **KOA Soccer Field Update** - Ms. Patricia Beard from Community Development Department informed the Commission of a proposal from Kampground Enterprises, Inc to add a soccer facility to the existing KOA campground off North Second Street. Ms. Beard further informed the Commission that the project would include a tournament soccer facility, a lodge for use by tournament participants and an expansion of the existing campground. The site includes 24-acres in the current KOA property, an 18-acre parcel next to this site that is owned by the Bell family, and 14-acres owned by the Chula Vista Redevelopment Agency. Ms. Beard provided a power point presentation and explained the schematics of the land and project.

Chair Perondi asked which party was responsible for conducting a traffic study, and asked about the lodging component of the facility.

Ms. Beard responded that the applicant pays for traffic studies. Mr. Mike Bell responded that the housing component of the facility is similar to hotel/motel units with concession/snack bar area, and a banquet facility that would accommodate catering services.

Commissioner Strahl asked about access to fields and/or Right-Of-Way to the fields.

Ms. Beard responded that access would need to be obtained.

Commissioner Salcido asked about parking facilities for field users.

Mr. Mike Bell responded that parking would be available for field users. In addition, Ms. Beard responded that parking requirements would be addressed to adequately accommodate field users.

Chair Perondi asked about the possibility of a sports park in the 70-acre park in Village 7, and asked how many fields are contemplated for that park.

Mr. Griffin (Director of General Services) responded that that information was unknown.

Commissioner Salcido asked how meetings were being noticed.

Ms. Beard responded that the applicant conducts all public outreach, and notices all property owners within 1,000 feet of area.

Commissioner Salcido responded that he would like the Youth Sports Council to be informed/noticed of any future meetings because of their knowledge, and also to provide their input.

Ms. Susan Luzaro of 95 D Street, Chula Vista made the following statements regarding this project:

- Has lived close to KOA for the past 25 years
- West side of Chula Vista is park deprived
- Dave Rowlands, City Manager spoke at a Crossroads meeting and stated that land is unavailable for parks in the west side
- Most of the neighborhood in this immediate area like this area to remain as open space
- People use this area as jogging area/walking area and nature resort
- This project will bring more traffic, noise and pollution

- Having and providing competitive sport by freeway is problematic because of the air quality
- A petition is being developed to oppose KOA Soccer Field project
- Notification received regarding this project did not include or indicate that this project was for implementing soccer fields

Mr. Bell commented that this conceptual project could free up fields at other parks and schools.

Chair Perondi stated that he would like to see at the next meeting as an information item a map that shows the layout with the properties that designates city land, Bell property, etc.

3c. **Lighting Guidelines Update** – item pulled by staff.

3d. **Skate Ordinance Information** – Mr. Ed Hall (Principal Recreation Manager) discussed the proposed City Ordinance regarding City Skate Facilities. Mr. Hall explained that the City is planning a skate feature in new parks including Veteran's, Salt Creek, and Monteville community parks, and in some cases, several neighborhood parks. Additionally, Mr. Hall explained that an ordinance is needed to regulate use of these proposed skate facilities.

Commissioner Rios asked if the City of San Diego had any similar ordinances.

Mr. Hall responded that all cities with skate parks have similar ordinances.

Commissioner Strahl commented that he applauds the department and staff for their efforts.

4. **Unfinished Business – None**

5. **New Business – None**

6. **Written Communications – None**

7. **Commission Comments –**

- a. Commissioner Strahl asked if negotiations were ongoing with American Golf.
- b. Commissioner Ramos commented that the restroom at Otay Park is open.
- c. Chair Perondi recognized Mr. Martin (Director of Recreation) and Mr. Boros (Principal, Otay Ranch High School) for meeting regarding use of the high schools 2 soccer fields. In addition, Recreation, Parks, and Public Works staff did a great job at the evacuation center situated at Bonita Vista High School.

8. **Staff Comments –**

- a. Mr. Martin (Director of Recreation) reviewed the monthly report. Mr. Martin also talked about the evacuation center at Bonita Vista High School, and stated that staff did a great job. The December 18, 2003 Commission meeting is cancelled.
- b. Mr. Byers (Director of Public Works Operations) stated that Ms. Agnes Bernardo would be Acting Senior Park Supervisor, and Mr. Tom Class, Parks Supervisor would continue as chief inspector for the golf course, and in addition, would be resuming his original duties as Parks Supervisor.
- c. Mr. Griffin (Director of General Services) discussed construction documents for Monteville Park on the City Council Agenda for December 9, 2003.

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9. Public Comments –

10. Other – None

Meeting adjourned at 8:00 p.m. to January 22, 2004.

**Submitted by: Margarita Cellano, Recording Secretary**